



Development in the City 2023



Last update
04/25/23



Project Name: Ramsey Street CCSS - Civil Site Plans

Case #: 22-056

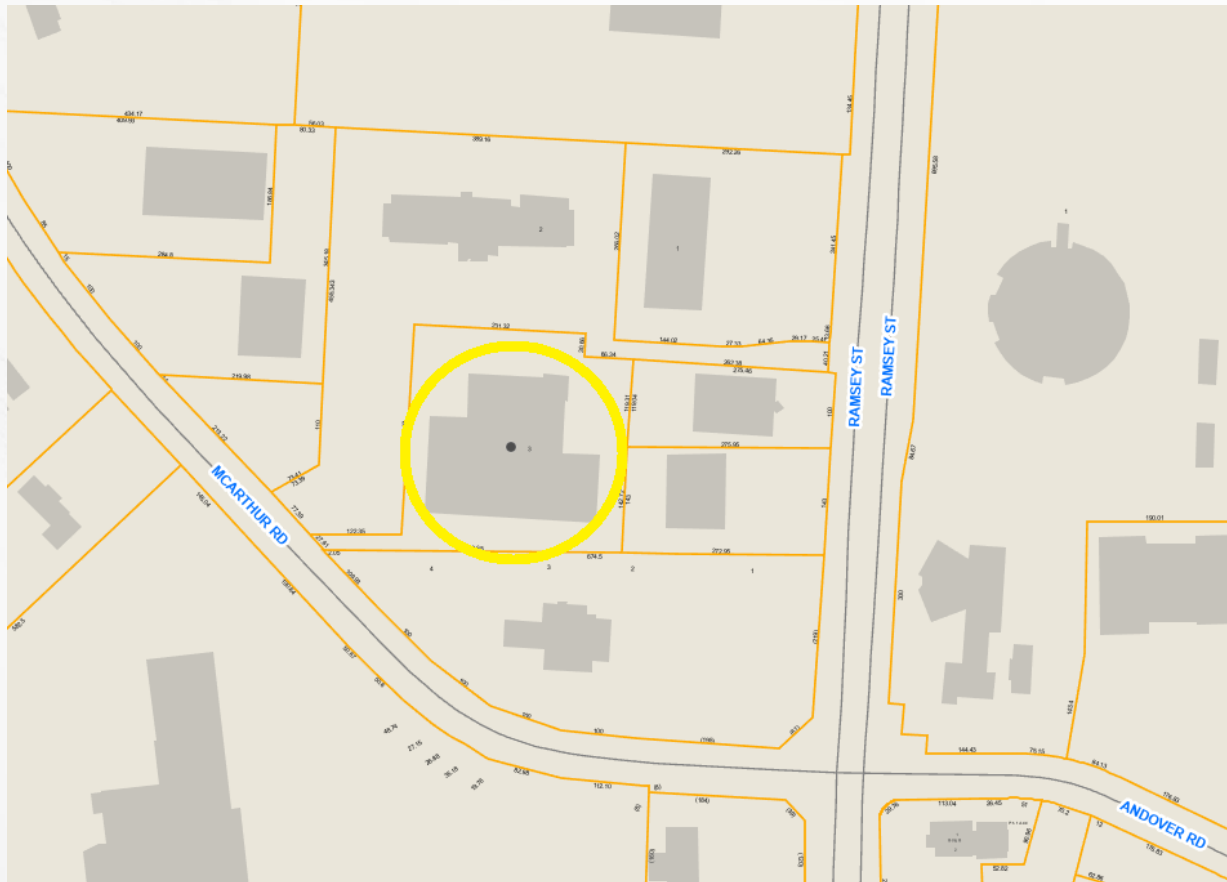
Location: 4247 Ramsey St.

Description: Project is to develop a 3-story self-storage facility,
interior units only comprising of 753 storage units.

Status: Approved.



Area Map

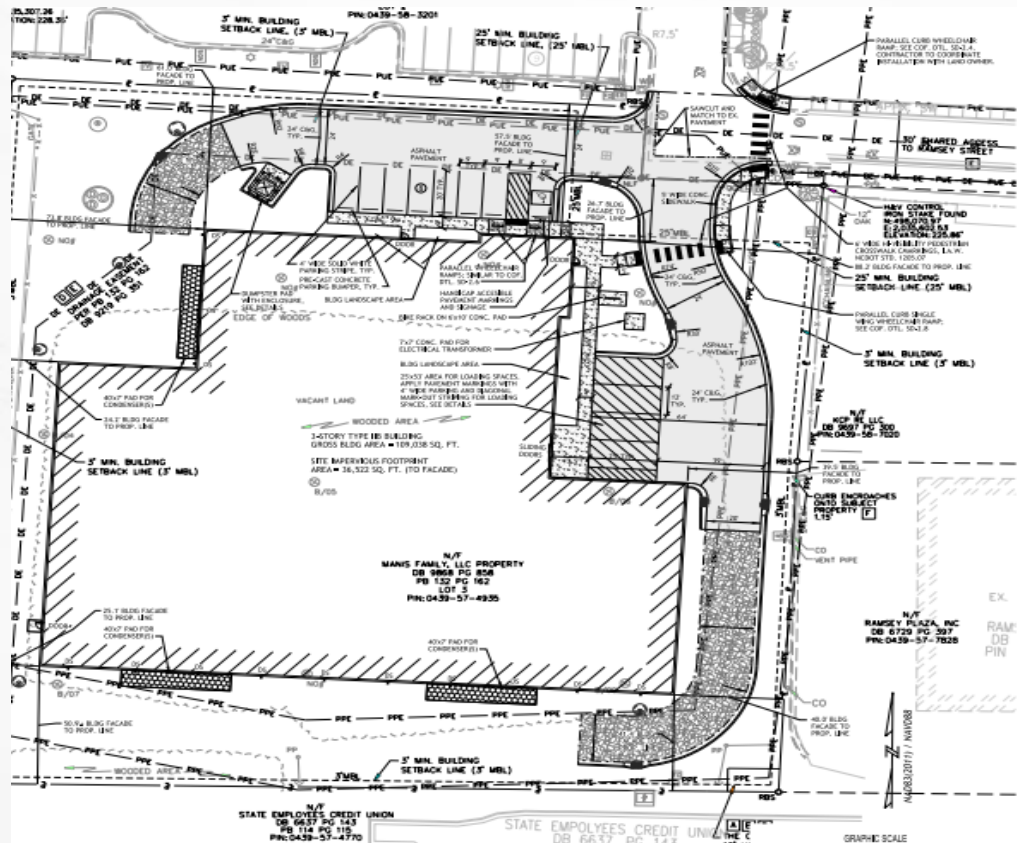


Pre-Development Photo



Proposed Development Plan

Post Development Photo



Project Name: Colvin Funeral Home And Crematory

Case #: 23-001

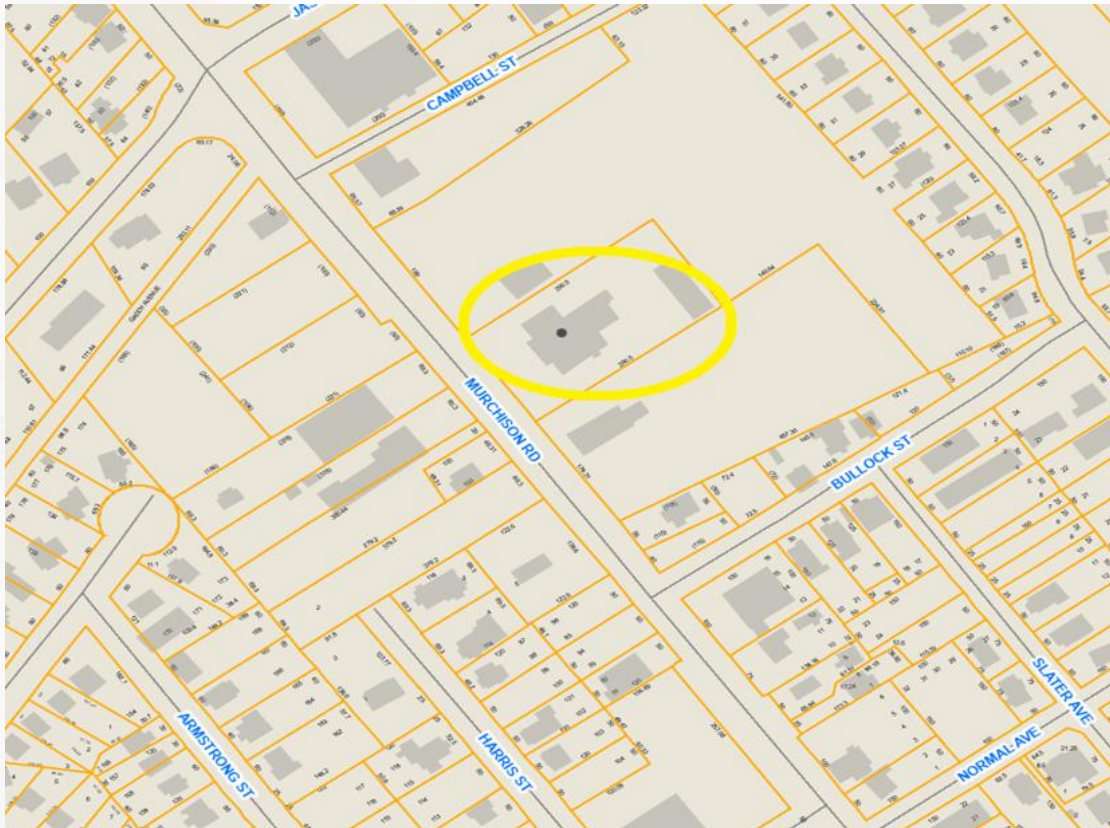
Location: 2010 Murchison Rd.

Description: Existing funeral home and crematory wishes to expand by adding an additional chapel and offices.
Also included is an alternative parking plan.

Status: Currently under review



Area Map

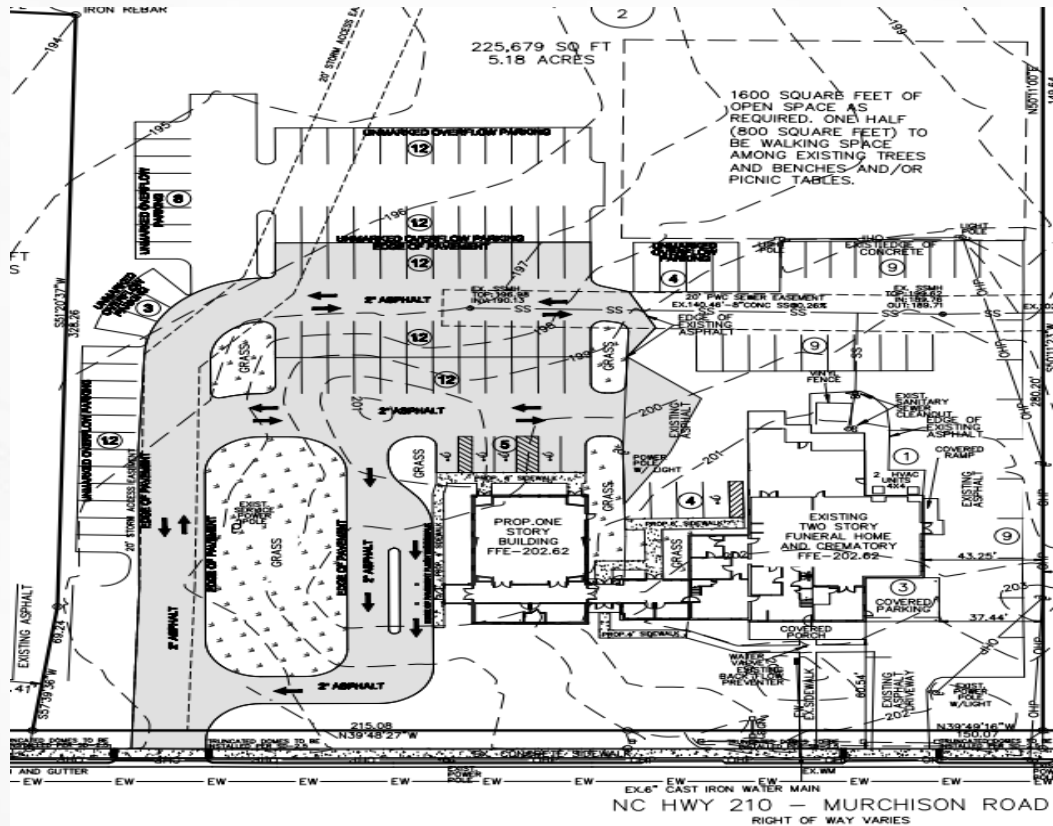


Pre-Development Photo



Proposed Development Plan

Post Development Photo



January 2023

- **TRC Courtesy Review** - Strickland Oil Change - 3703 Raeford Rd – 0417703851000 - Construction of approximate 1,600 SF Strickland Oil Change facility and associated parking lot and utility infrastructure. Right-in only driveway proposed on Raeford Road has already been approved in concept by NCDOT. Full access driveway on Roxie Avenue is proposed as far from intersection as possible.
- **TRC Pre-App Review** - Fayetteville Technical Community College Nursing Addition - 278 Devers St - 0427192851000 - This project includes a building addition on the existing Fayetteville Technical Community College.



January 2023

- **TRC Pre-App Review** - Agape Achievement Academy - 4502 Rosehill Rd – 0429683699000 - We are opening a charter school for the year 2024. We will have k-8 for the first year and the school will be on Rose Hill Rd. We project to have 168 children for year one and in the second year we will add 4th and 5th grade in year 3. Our mission is to empower students to achieve excellence, character building and a love for learning necessary to become a life long learner through rigorous and content-rich curriculum.



Project Name: New Sanctuary for New Bethel AME Zion Church

Case #: 23-003

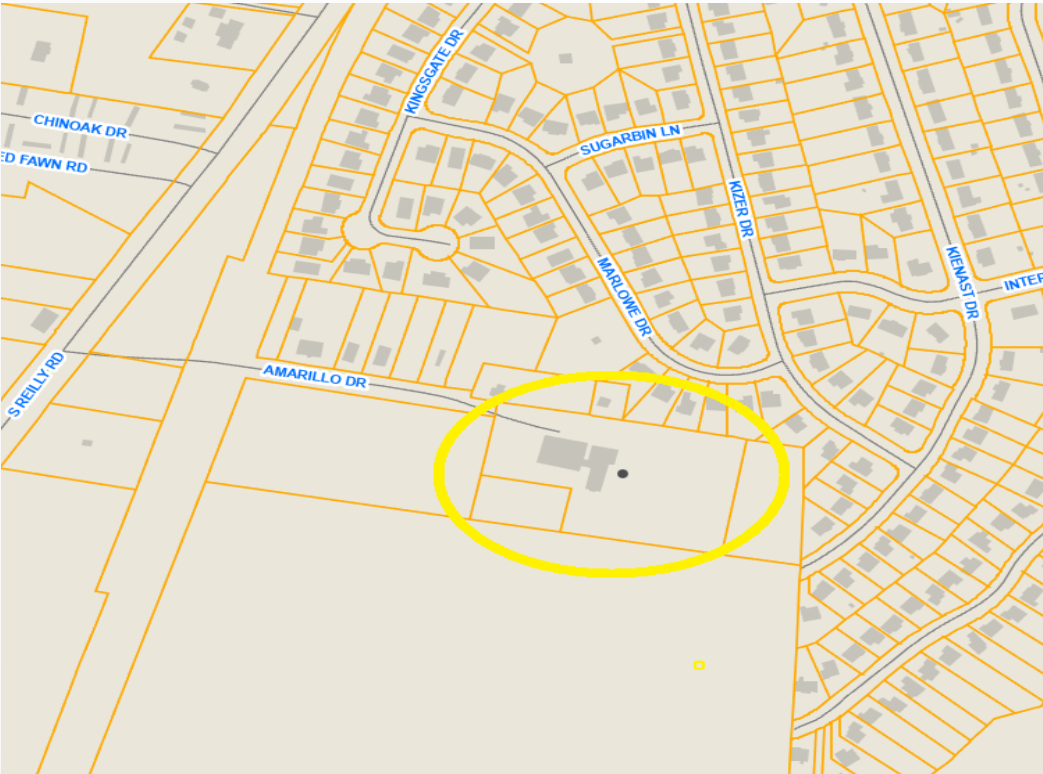
Location: 6967 Amarillo Dr.

Description: Site improvements to include extension of water main
for new sanctuary.

Status: Approved.



Area Map



Pre-Development Photo



Post Development Photo

Project Name: Phase Two Building - Bonanza Flex Development

Case #: 23-005

Location: 621 Bonanza Dr.

Description: New 3,500 square foot flex space commercial building containing two leasable units with associated utilities and parking.

Status: Currently under review



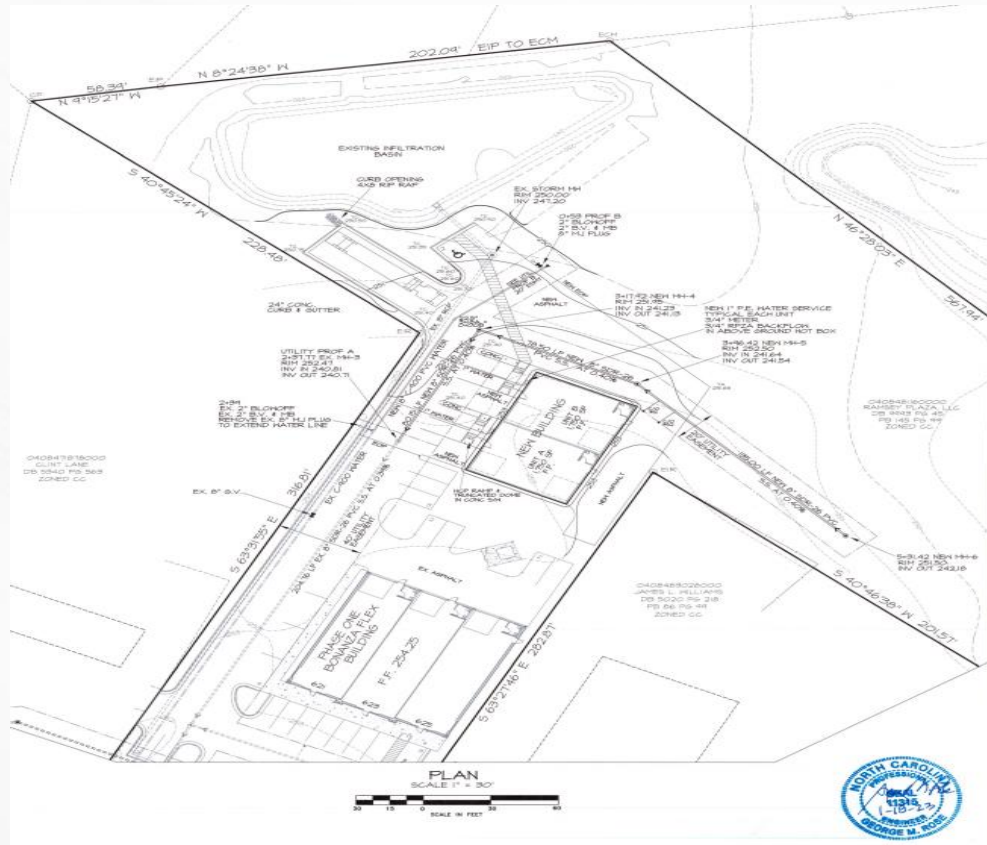
Area Map



Pre-Development Photo



Proposed Development Plan



Post Development Photo



Project Name: Bingham Dairy Queen

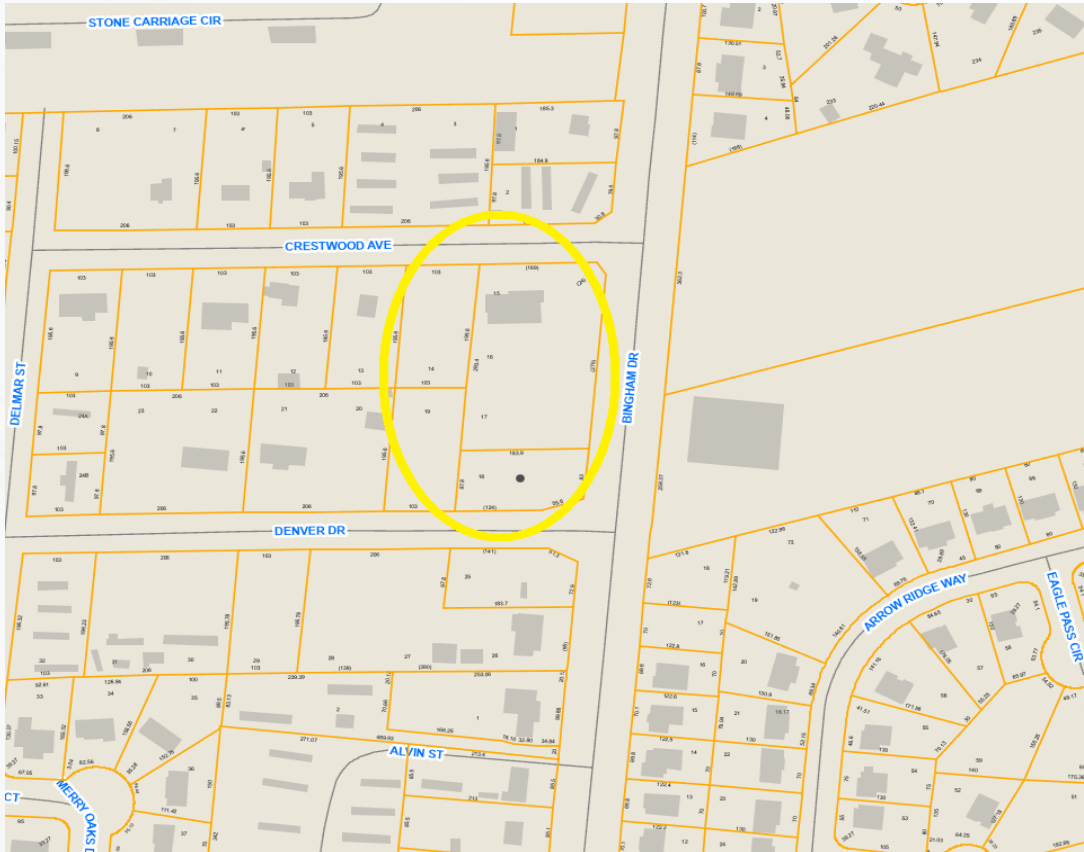
Case #: 23-004

Location: 1464, 1492 Bingham Dr., 6306 Denver Dr, 6309
Crestwood Ave

Description: Existing trailer park to be demolished. Lots to be recombined and then a minor subdivision. Phase 1 of project shown is for a standalone dairy queen. Future phase 2 will consist of a c-store.

Status: Currently under review.

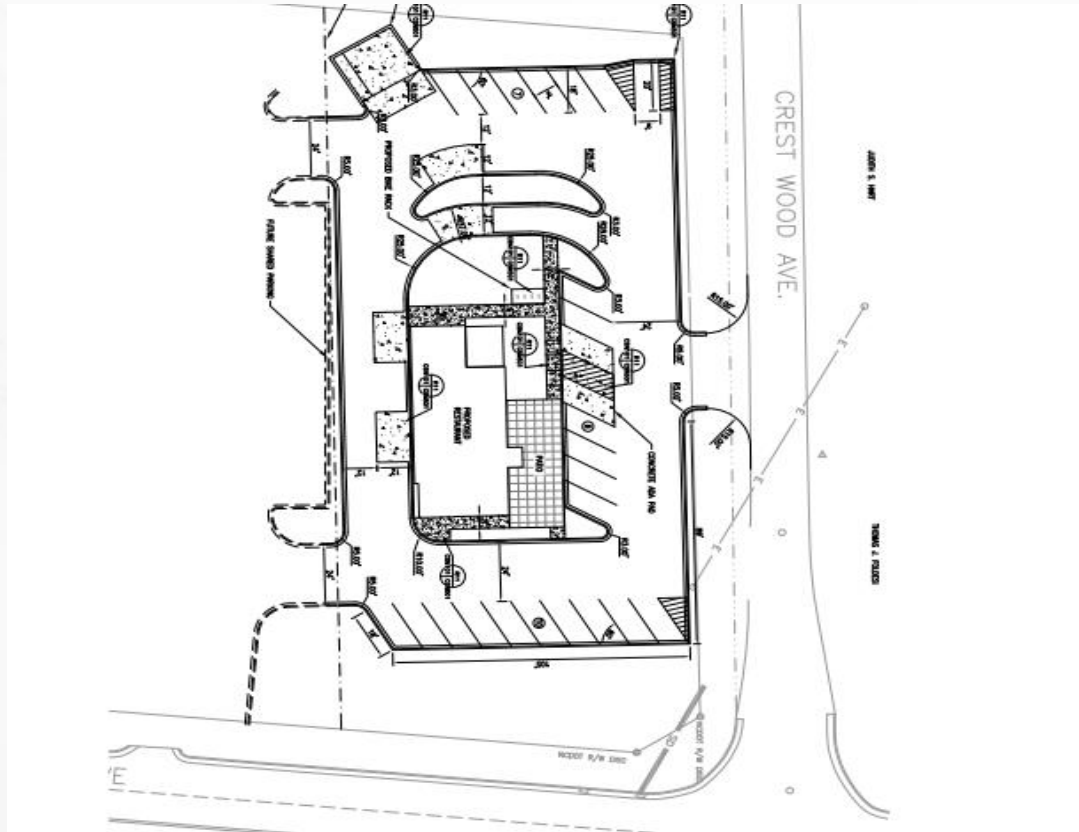
Area Map



Pre-Development Photo



Proposed Development Plan



Post Development Photo



Project Name: Fayetteville State University - New Residence Hall

Case #: 23-006

Location: 1200 Murchison Rd.

Description: Construction of the proposed New Residence Hall.
parking lots, sidewalks, drives, landscaping, utilities,
and stormwater control measures on the Fayetteville
State University site.

Status: Currently under review.



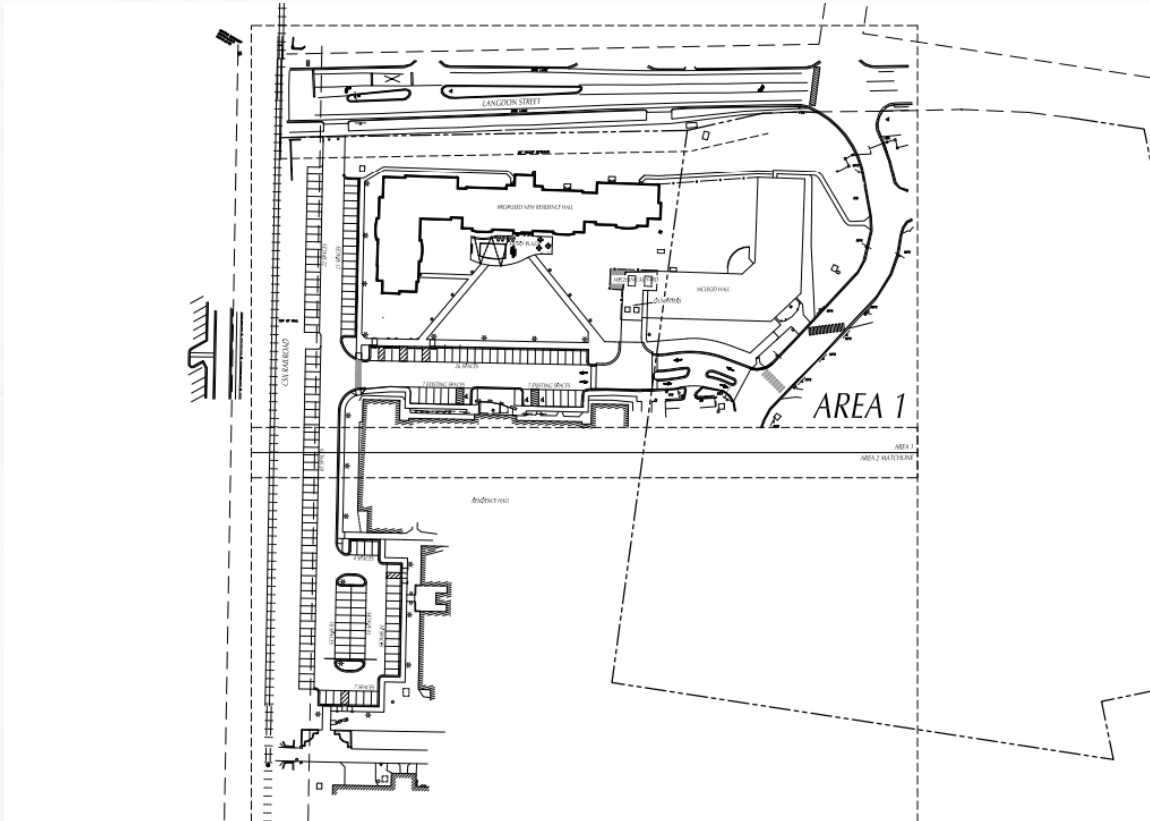
Area Map



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Proposed Development Plan



Post Development Photo



February 2023

- **TRC Courtesy Review** - Rim Road Conditional Zoning Rezone – 9487860537000 - Rezone from SF-6 to MR-5 Conditional Zoning District. The Rezone was a straight Rezone approved at Zoning Commission. However, the applicant wants to revise to a Conditional Zoning District to add 2 conditions as follows: A maximum of 72 units on the 12.23 acre site. A 20 foot wide Type A buffer along the northern and western property line adjacent to the existing subdivisions
- **TRC Courtesy Review** - Head Start Shelter Addition - 328 Deep Creek Rd – 0447302240000 - Construction of a 50'x100' open shelter.
- **TRC Courtesy Review** - Clutch 3619 Ramsey St - 3619 Ramsey St - 0439640713000 - Demo existing building; erect a drive-thru only coffee restaurant.

February 2023

- **TRC Courtesy Review** - Starbucks Walter Reed and Owen - 1445 Walter Reed Rd – 0416994121000 - Redesign of the existing multi-tenant shops at 1445 Walter Reed Road to help improve existing stacking issues with the Starbucks drive-thru from the entry drive off of Walter Reed Road. The intent of this proposed redesign is to relocate the entry to the Starbucks drive-thru lane so it does not block or affect the rest of the circulation from the neighboring shops.
- **TRC Courtesy Review** - Fayetteville Substation Yard Expansion - 2830 Cumberland Rd – 0426525774000 - Duke Energy is looking to expand its gravel storage yard. Scope of work includes, grading and storm water management. The planned yard expansion dimensions are approx. 212'x155' (fence line). The BUA is under 24%. A dry detention basin is proposed to meet volume control requirements.
- **TRC Courtesy Review** - NC History Center on the Civil War, Emancipation & Reconstruction - Phase 2 - 824 Branson St – 0437144282000 - Proposed Pavilion and Boardwalk at the existing NC History Center.

February 2023

- **TRC Pre-App Review** - Eutaw Landing - Elm St - 0428225916000 - Project is intended to be a single, three (3) story, 60 unit senior apartment building for a 55 & up community.



Project Name: Clicks Nursery

Case #: 23-002

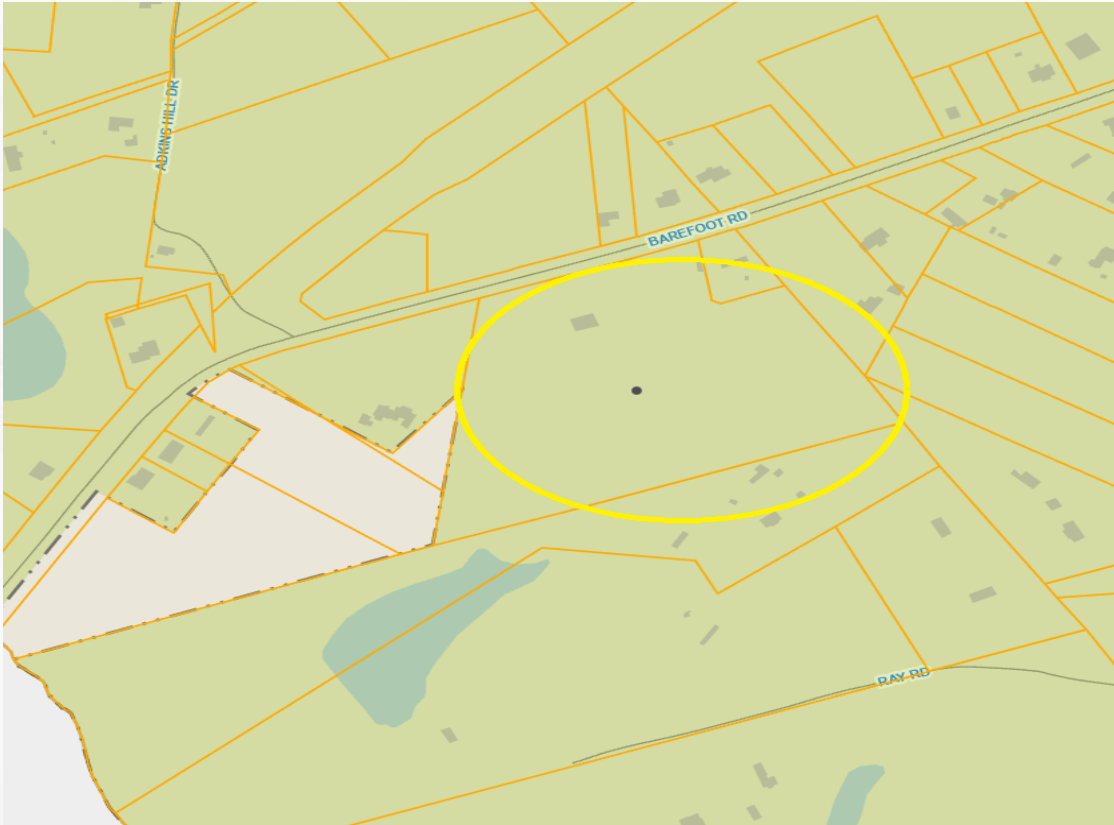
Location: Barefoot Rd

Description: Proposed Building and Parking area for Nursery

Status: Currently under review



Area Map

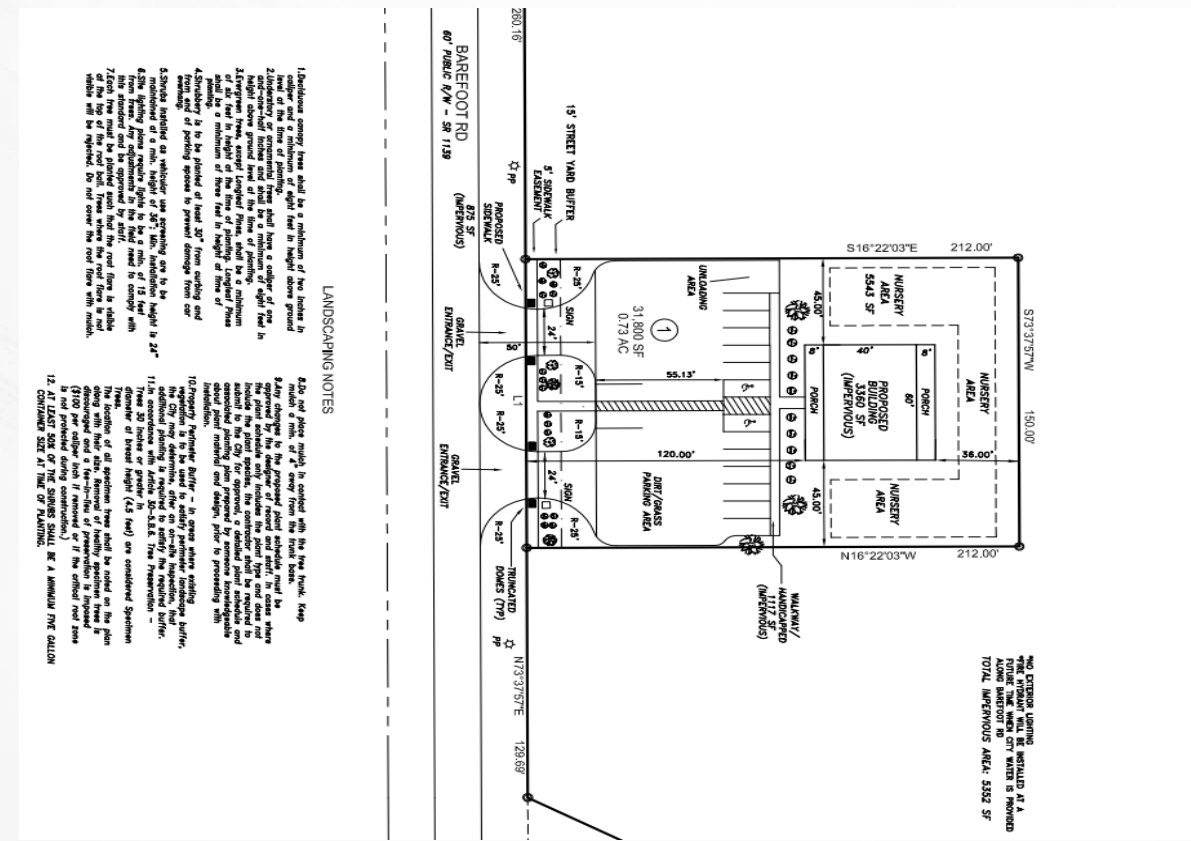


Pre-Development Photo



Proposed Development Plan

Post Development Photo



Project Name: New building for Eid Abudayya

Case #: 23-007

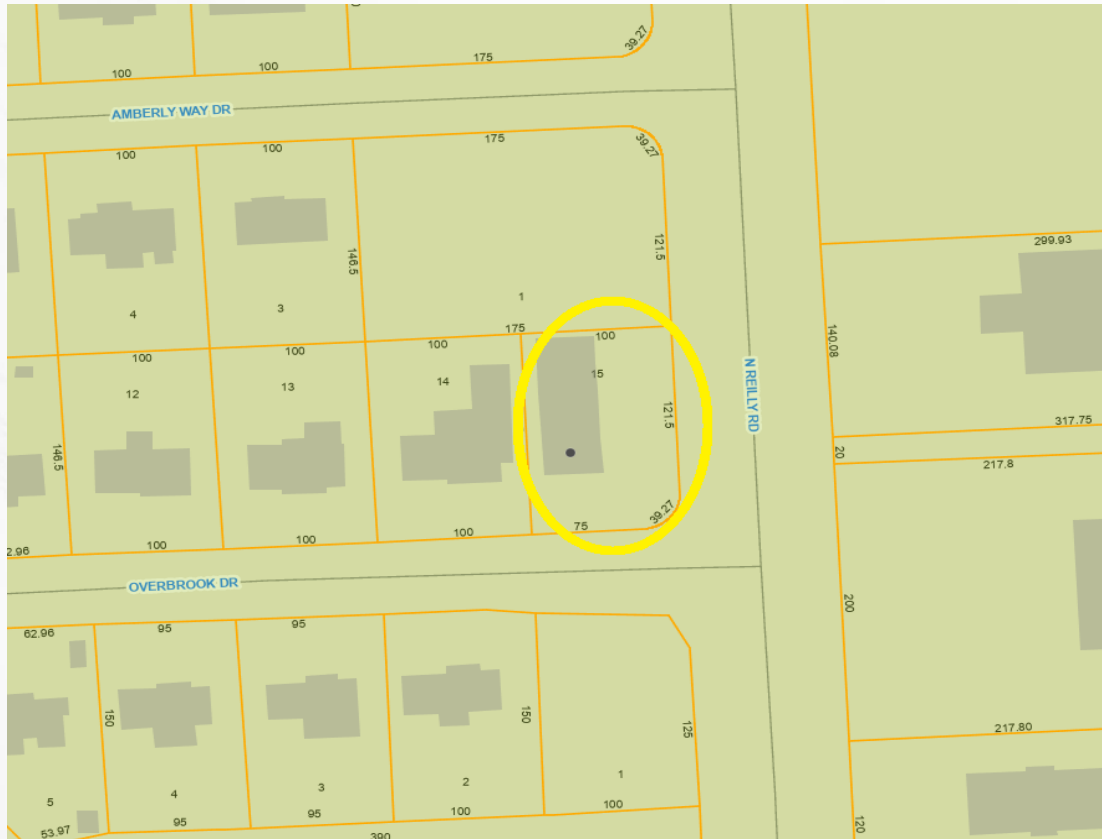
Location: 361 N Reilly Rd

Description: 4-unit commercial building with associated parking and utilities.

Status: Approved



Area Map

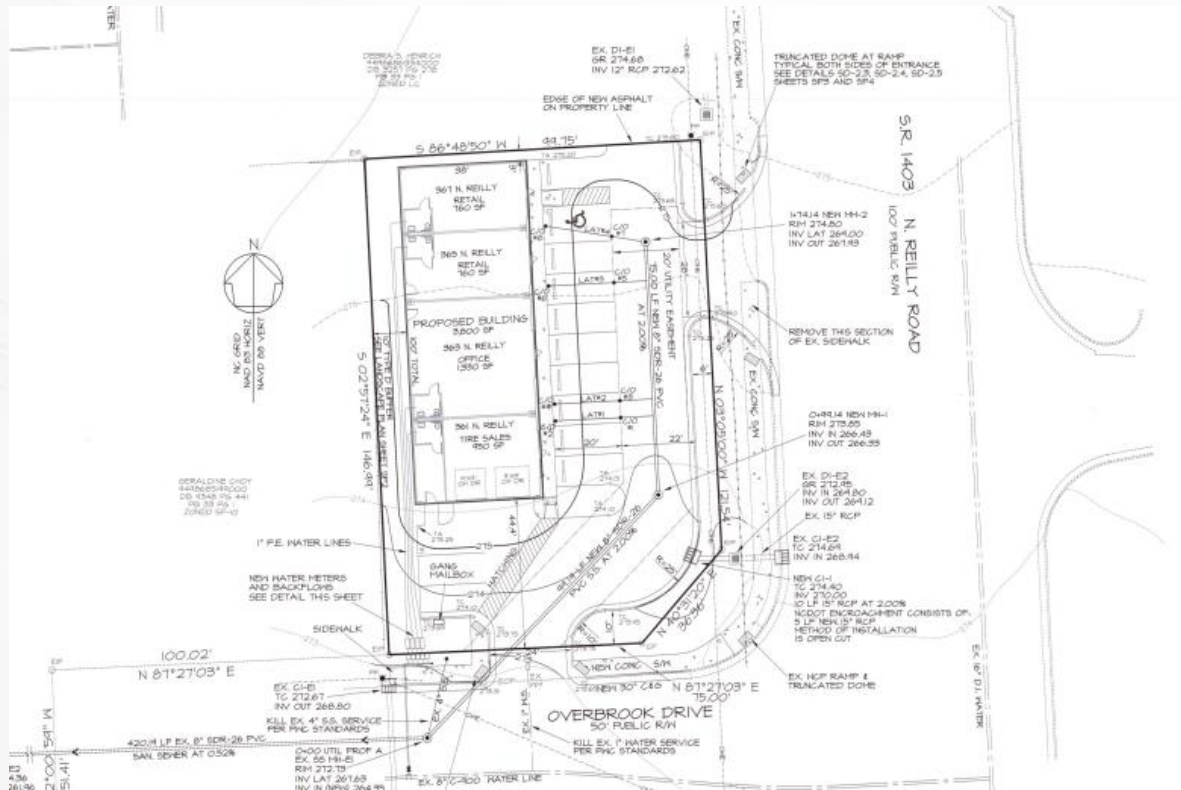


Pre-Development Photo



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Project Name: Bojangles (Starbucks) - 108 Rowan

Case #: 23-008

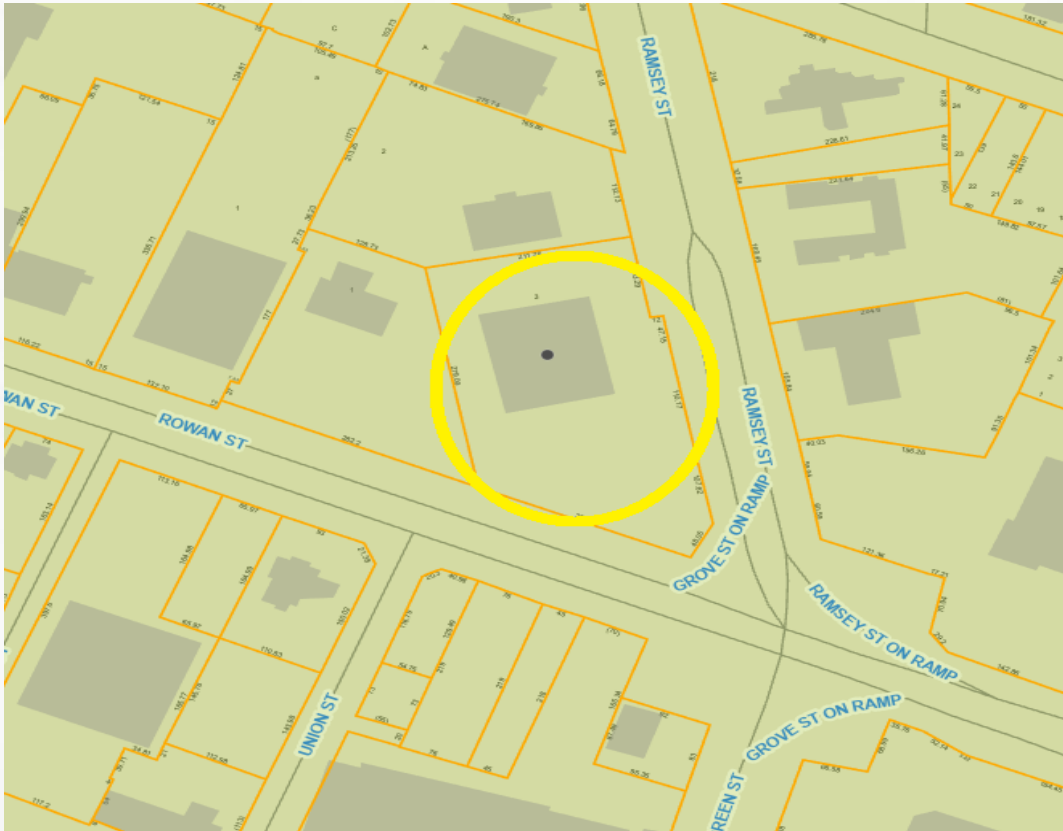
Location: 108 Rowan St

Description: We are proposing a drive-thru only Starbucks Coffee and a Bojangles restaurant, drive-thru and dining.

Status: Currently under review



Area Map

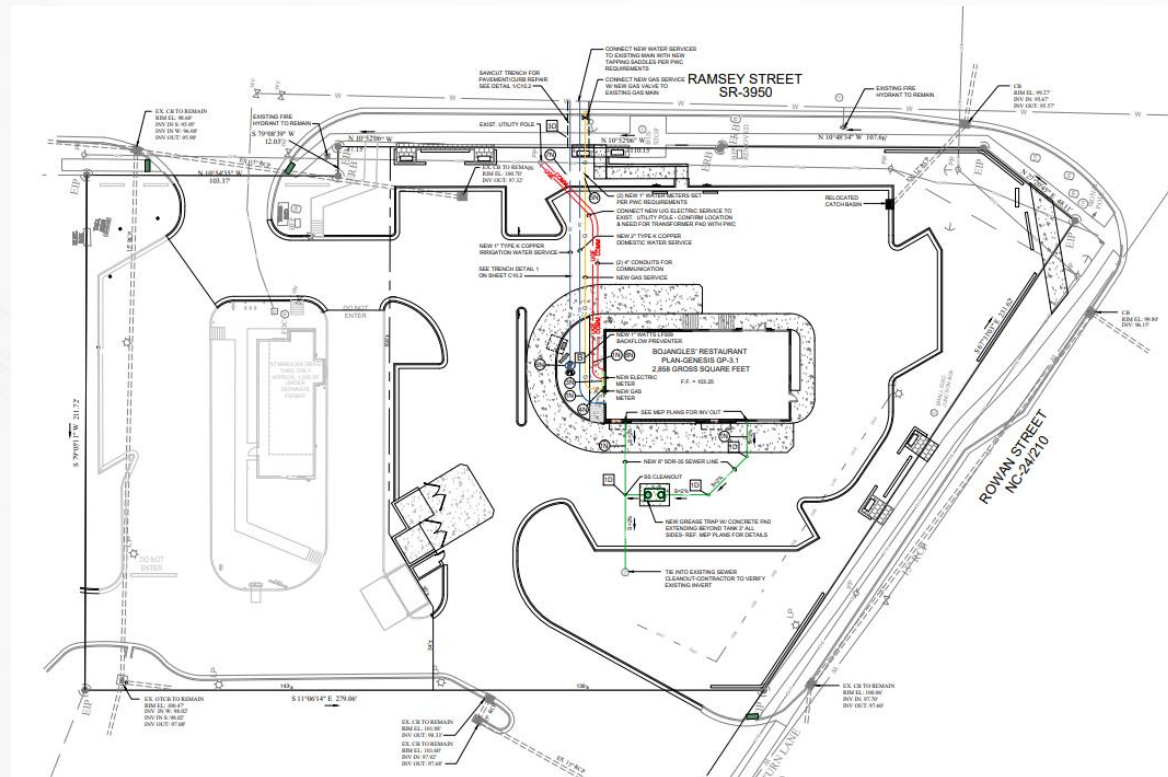


Pre-Development Photo



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Project Name: Lake Valley Mini Storage

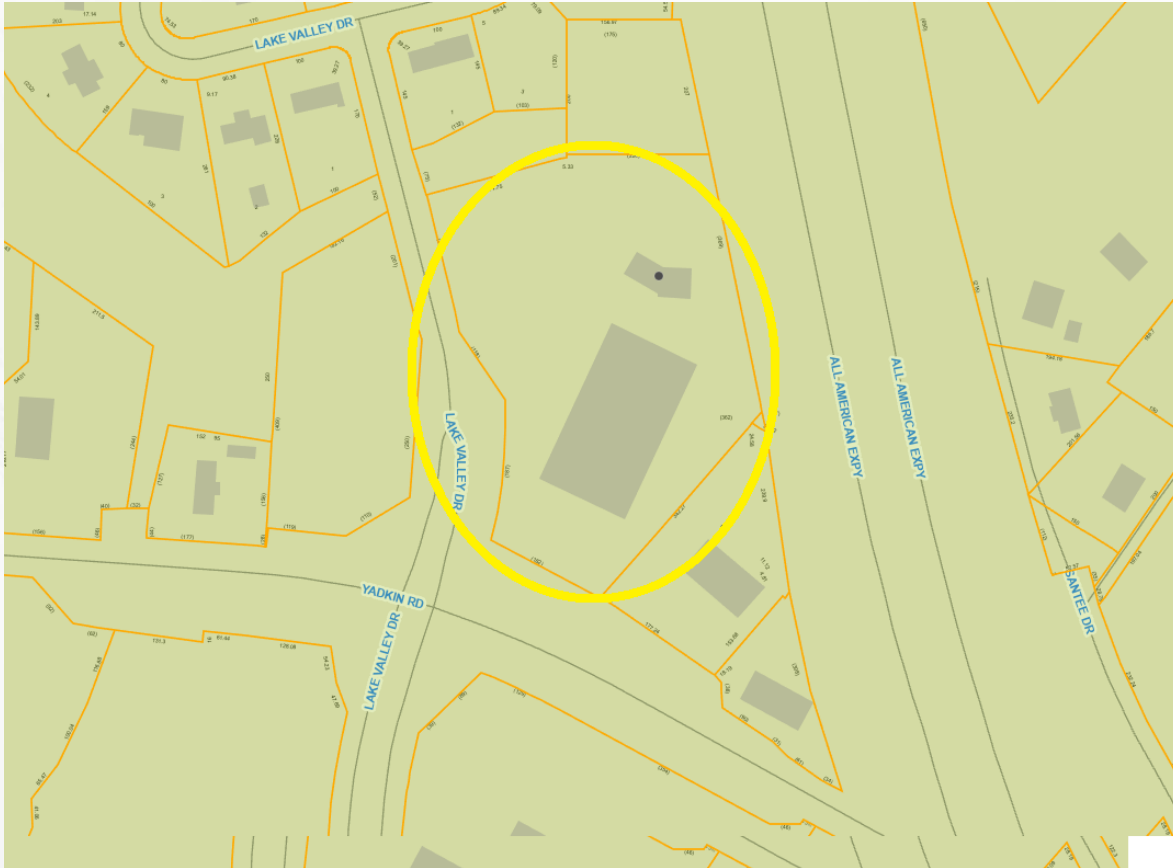
Case #: 23-009

Location: 4938 Lake Valley Dr

Description: 103,572 square foot climate controlled mini storage (3 story, 701 units). Building will have sprinkler system. Site will have an underground system at rear of building.

Status: Approved

Area Map



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Project Name: Mavis Tires

Case #: 23-010

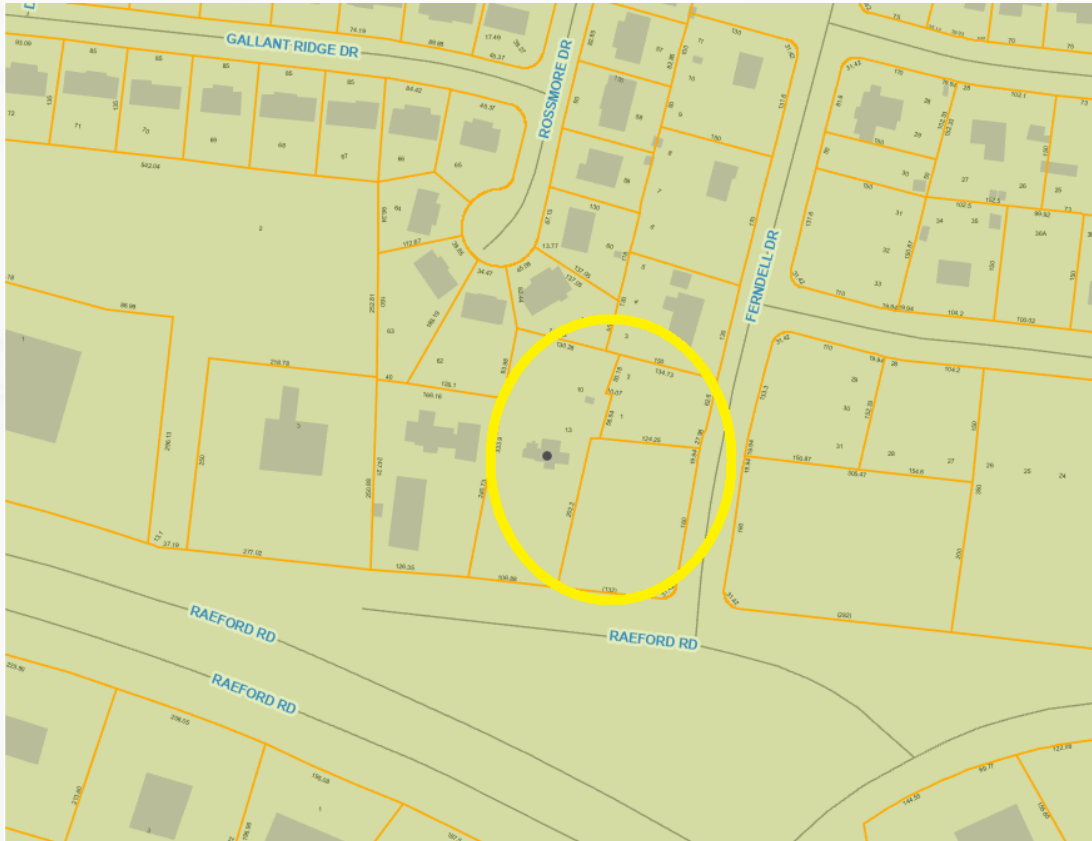
Location: 7818 Old Raeford Rd

Description: 6800 sf Mavis Tire store

Status: Currently under review



Area Map

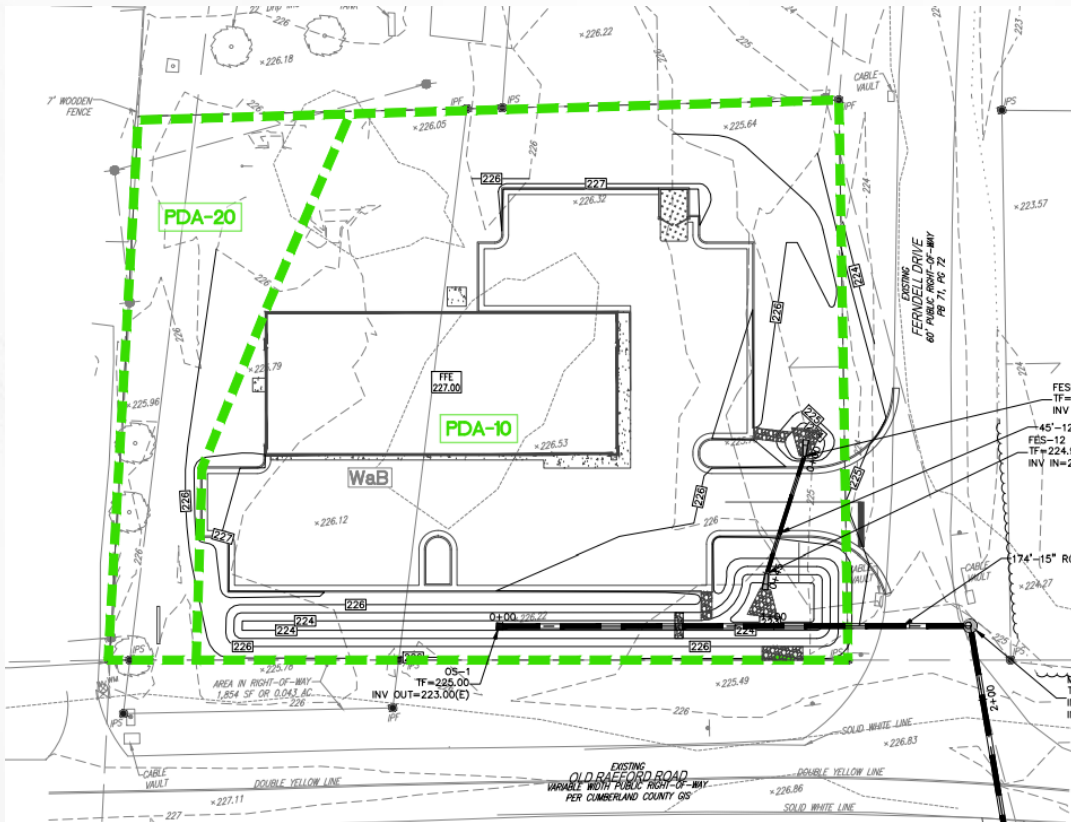


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Project Name: NC History Center on the Civil War, Emancipation & Reconstruction - Phase 2

Case #: 23-012

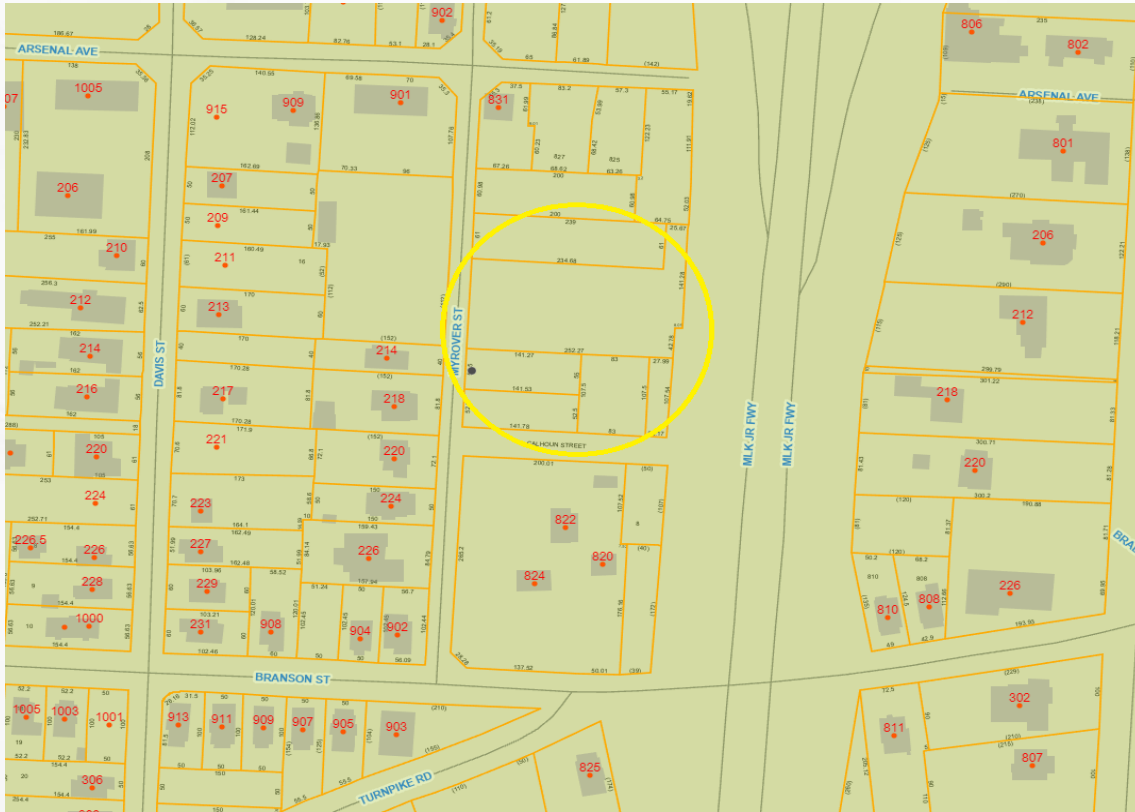
Location: 824 Branson St

Description: Proposed Pavilion at the existing NC History Center.
The under roof portion of the Pavilion is approximately 2,730 sq. ft.

Status: Currently under review



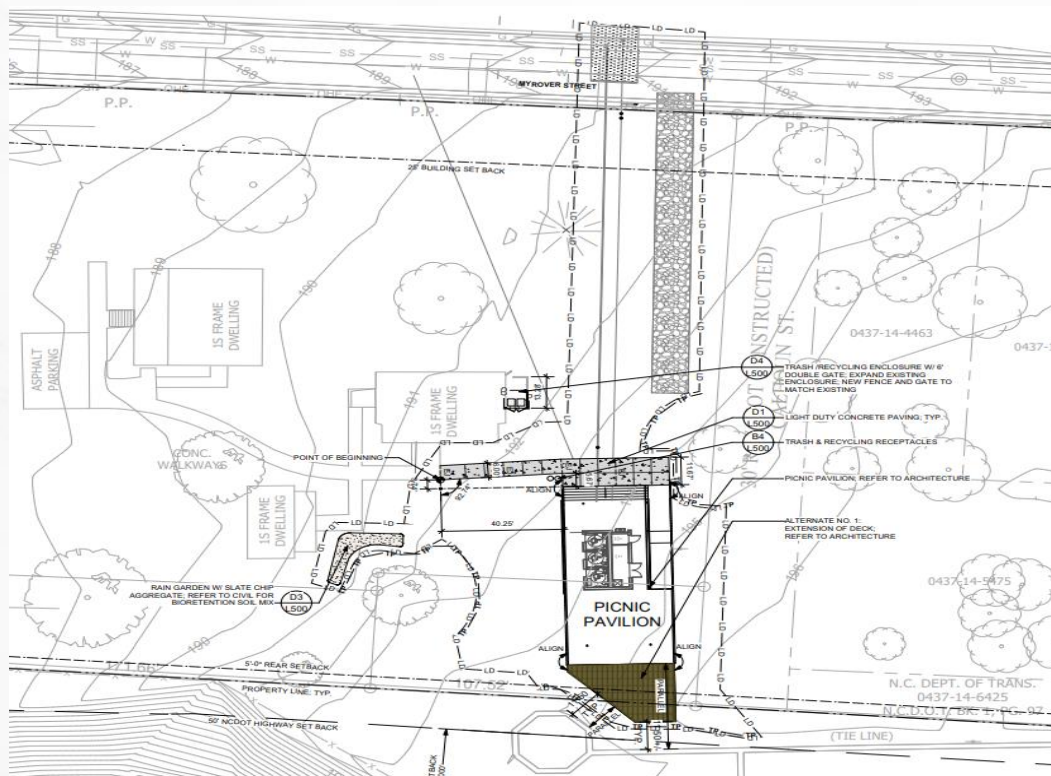
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Project Name: Lot 5 A.B. Carter Property

Case #: 23-013

Location: 2150 Cedar Creek Rd

Description: Construct a Wendy's Restaurant with drive-thru and parking on a vacant lot.

Status: Currently under review



Area Map



Pre-Development Photo



Post Development Photo

March 2023

- **TRC Courtesy Review** - Bingham Drive - 0 Bingham Dr – 0406541854000 - Rezoning (Map Amendment) application to Community Commercial.
- **TRC Courtesy Review** - Proposed Restaurant & Drive-Thru Addition - 2047 Skibo Rd - 2079 Skibo Rd – 0407846444000 - Proposed City BBQ Drive-Thru Restaurant at 2047 Skibo Rd. Fayetteville, NC 28314.
- **TRC Pre-App Review** - Lot 5 A.B. Carter Property - 2150 Cedar Creek Rd – 0455564731000 - Construct a Wendy's Restaurant with drive-thru and parking on a vacant lot.
- **TRC Pre-App Review** - Cape Fear Compass DCI - MOB Site - 0 Walter Reed Rd – 0416874531000 - Proposed new MOB on the CFVH site with associated parking, stormwater management and utility services.
- **TRC Pre-App Review** - Bailey Lake - Graham Rd – 0406037174000 - 31 unit townhome development.

March 2023

- **TRC Pre-App Review** - 906 Cedar Creek - 906 Cedar Creek Rd – 0446653926000 - Mini storage addition





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